

**Know all Persons by these Presents,**  
**016281**

68-24  
# 04752

**That** WE, OVID W. THIBODEAU and AUDREY M. THIBODEAU, husband and wife, both of the City of Waterville, Kennebec County, Maine, in consideration of ONE DOLLAR (\$1.00) and other good and valuable considerations, paid by JANE M. WITHAM, GAROLD O. THIBODEAU and LAWRENCE D. THIBODEAU, and whose mailing addresses are: 79 Halifax Street, Winslow, Maine - ~~whose mailing address is~~ 04901, 16 Booker Avenue, Benton, Maine - 04901, and 34 Booker Avenue, Benton, Maine - 04901, respectively,

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey unto the said JANE M. WITHAM, GAROLD O. THIBODEAU and LAWRENCE D. THIBODEAU, :

as joint tenants and not as tenants in common, their heirs and assigns forever,  
**ALL THOSE TWO (2) LOTS OR PARCELS OF LAND** together with the buildings and improvements erected thereon, if any, **PARCEL ONE** being located in the City of Waterville, County of Kennebec and State of Maine and **PARCEL TWO** being located in the Town of Clinton, County and State as aforesaid, separately bounded, described and designated, as follows, to wit: -

**PARCEL ONE (City of Waterville)**

**BEING** Lot No. twenty-seven (27) on a Plan of Pillsbury Plat, made by J.H. Burleigh, C.E., dated May 1921 and filed in the Kennebec County Registry of Deeds on August 19, 1921, to which reference may be had for a more particular description of the lot or parcel of land hereby conveyed.

**BEING** the same lot or parcel of land conveyed to the said Grantors herein under and by virtue of a certain Warranty Deed in Joint Tenancy from Azarie J. Julia, Jr. dated October 12, 1951 and recorded as aforesaid in Deed Book 910, at Page 397.

**PARCEL TWO (Town of Clinton)**

**LOCATED** on the road leading from the Hinckley-Clinton Road to Goodwin's Corner and described as follows, to wit: -

**BEGINNING** at an iron pin on the westerly side of said Road one thousand (1,000) feet, more or less, from the intersection of said Road and the Hinckley-Clinton Road; thence two thousand four hundred five (2,405) feet, more or less, in a westerly direction along an old fence to an iron pin; thence in a southerly direction five hundred fifty (550) feet, more or less, to an iron pin; thence south 61 degrees 03' east for a distance of two thousand two hundred fifty-six and seven-tenths (2,256.7) feet, more or less, to an iron pin on the westerly side of said Road; thence north 33 degrees 07' east for a distance of four hundred ninety-nine (499) feet, more or less, along said Road to point of beginning, **CONTAINING** twenty-seven (27) acres, more or less.

**BEING** the same premises conveyed to the said Grantors herein under and by virtue of a certain Warranty Deed in Joint Tenancy from Kenneth A. Fitton et al dated December 9, 1977 and recorded as aforesaid in Deed Book 2068, at Page 57.

**EXCEPTING AND RESERVING**, however, a life estate in and to the lots or parcels of land hereinbefore described unto the said Grantors herein and to the survivor of them for so long as they shall occupy the same, **PROVIDED**, however, that they shall assume and pay the real estate taxes assessed against the aforesaid premises, insurance and maintenance charges and will keep the residence and improvements in proper repair.

**To have and to hold**

the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said JANE M. WITIAM, GAROLD O. THIBODEAU and LAWRENCE D. THIBODEAU

as joint tenants and not as tenants in common, their heirs and assigns, to their own use and behoof forever, EXCEPTING AND RESERVING AS AFORESAID.

**And** we do warrant with the said Grantees, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances; EXCEPTING AND RESERVING as aforesaid;

that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons, EXCEPTING AND RESERVING as aforesaid.

**In Witness Whereof,** WE, the said OVID W. THIBODEAU and AUDREY M. THIBODEAU, husband and wife,

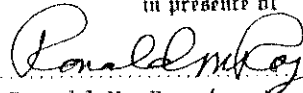
xxxx

~~xxxxxx~~ xxxxxxxx

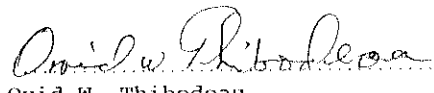
joining in this deed as Grantor s and relinquishing and conveying all rights by descent and all other rights to the above described premises, have hereunto set our hands and seals this twenty-fourth day of the month of June, A.D. 19 98.

Signed, Sealed and Delivered

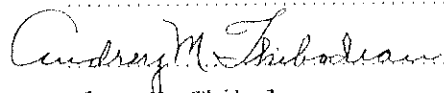
in presence of



Ronald M. Roy (as to both)



Ovid W. Thibodeau



Audrey M. Thibodeau

State of Maine, County of Kennebec

ss.

June 24, 1998

Then personally appeared the above named Thibodeau


Ovid W. Thibodeau and Audrey M.

and acknowledged the foregoing instrument to be their free act and deed.

Before me,

RECEIVED KENNEBEC SS.

RONALD M. ROY - Notary Public, Maine  
My Commission Expires October 4, 2000

ATTEST: 

REGISTER OF DEEDS

Ronald M. Roy

Notary Public  
Attorney at Law



68-24  
BK5657PG347